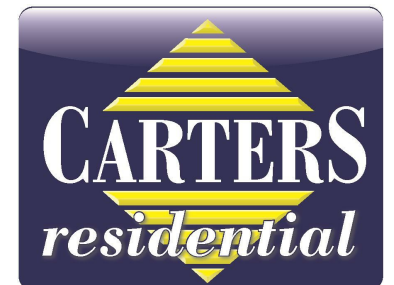




Bangor Close, Towcester, NN12 6UH



2 Bangor Close
Towcester
Northamptonshire
NN12 6UH

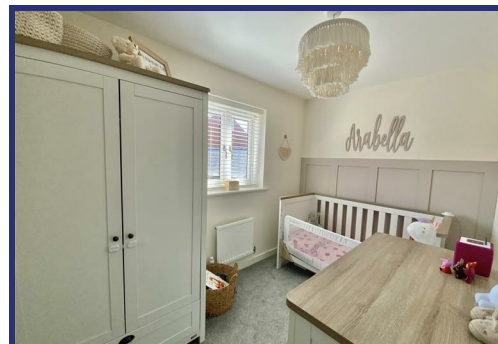
£315,000

A well presented 3 bedroom semi detached “Silverstone” style property on this popular development and benefiting from one of the larger gardens we have seen for this style of home.

The property has accommodation set on two floors comprising; entrance hall, cloakroom, lounge/dining room, and a fitted kitchen with a full range of appliances, and quartz worktops. On the first floor there are 3 bedrooms – the master bedroom has an en-suite shower room, and a family bathroom.

Outside the property has a driveway providing off-road parking for 2-3 cars and one of the larger gardens we have seen for this style of home on the development- attractively landscaped by the current owners.

- 3 Bedroom Semi Detached House
- Lounge/Dining Room
- Fitted Kitchen
- 2 Bath/Shower Rooms + Cloakroom
- Large Rear Garden
- Driveway for 2-3 Cars
- Lovely Location





Ground Floor

The entrance hall has stairs to the first floor and doors to all rooms.

The cloakroom has a WC and wash basin.

The kitchen has a fitted range of units to floor and wall levels with quartz worktops and an inset one and a half bowl sink unit. Integrated appliances include an electric hob, electric oven, extractor hood, fridge/freezer, dishwasher and a washer/dryer. Window to the front.

The lounge/dining room has French doors to the rear garden and further windows to the rear and side. Understairs cupboard.

First Floor

The landing has an airing cupboard, access to the loft and doors to all rooms.

Bedroom 1 is a double bedroom located to the front with a built-in cupboard and an en-suite shower room. The shower room has a suite comprising WC, wash basin and shower cubicle.

Bedroom 2 is located to rear.

Bedroom 3 is located to the rear.

The family bathroom has a suite comprising WC, wash basin and bath. Window to the side.

Heating

The property has gas to radiator central heating.

Outside

Small front garden has a driveway to the side providing off-road parking for 2-3 cars. Side gated access leads to the rear garden.

The attractive rear garden has been landscaped and has a timber deck to each end of the garden, raised beds, lawns and further stocked beds and borders. The garden is enclosed by fencing and brick walls. One of the larger gardens we have seen on the development for this style of property.

Cost/ Charges/ Property Information

Tenure: Freehold

Annual Service Charge: (to be confirmed).

Service charge review period (year/month)

Local Authority: West Northants Council

Council Tax Band:

Location - Towcester

Towcester is one of the oldest continuously inhabited settlements in the country. It was the Roman town of Lactodurum, located on Watling Street, today's A5. In Saxon times, this was the frontier between the kingdom of Wessex and the Danelaw. Towcester features in Charles Dickens's novel The Pickwick Papers as one of Mr Pickwick's stopping places on his tour.

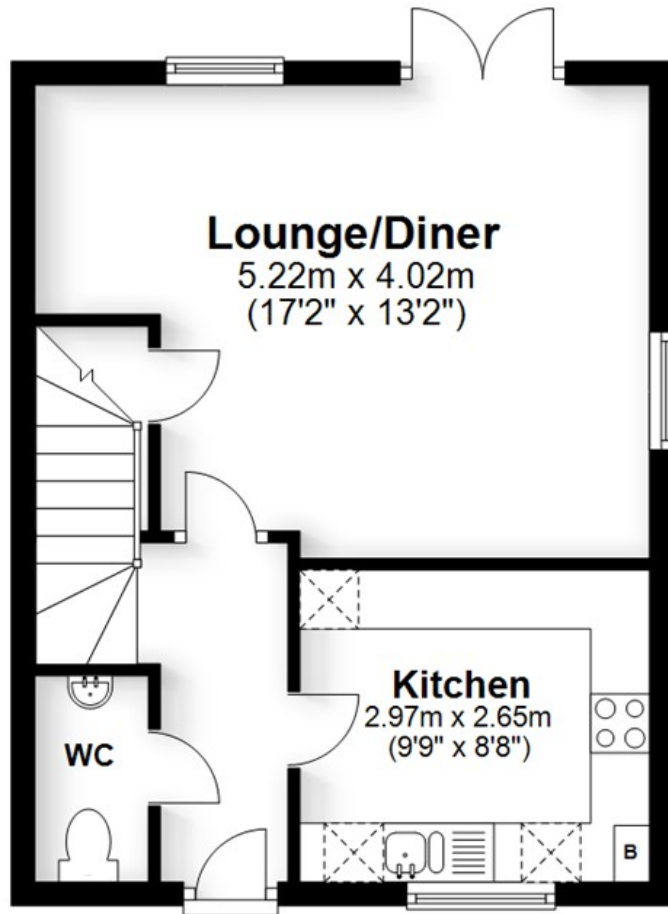
The town is approximately 10 miles (16.1 km) south-west of Northampton and about 11 miles (17.7 km) north-west of Milton Keynes, the nearest main towns. Oxford is about 20 miles (32.2 km) south-west via the A43 road, M40 motorway and A34 road. Milton Keynes offers extensive shopping and leisure facilities and the Milton Keynes Central railway takes commuters to London Euston in less than an hour.

Disclaimer

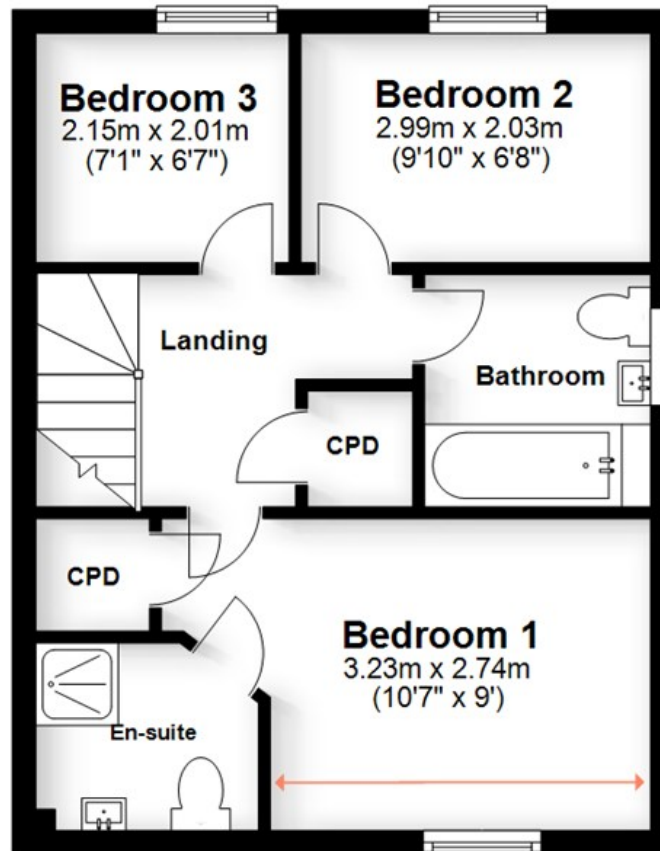
Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you please contact the office and we will be pleased to verify the information for you. Do so, particularly if contemplating travelling some distance to view the property. The mention of any appliance and/or services to this property does not imply that they are in full and efficient working order, and their condition is unknown to us. Unless fixtures and fittings are specifically mentioned in these details, they are not included in the asking price. Even if any such fixtures and fittings are mentioned in these details it should be verified at the point of negotiating if they are still to remain. Some items may be available subject to negotiation with the vendor.



Ground Floor

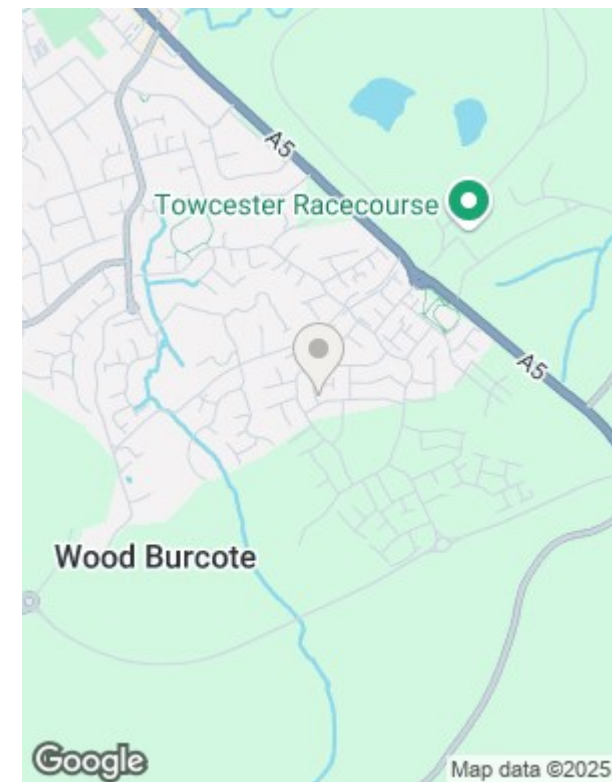


First Floor



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. Reference to square area shows all areas of accommodation shown on the plan, but usually excludes garages and outbuildings. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. It is not to be used for a valuation. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Plan produced using PlanUp.



Viewing Arrangements

By appointment only via Carters.
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stony@carters.co.uk

carters.co.uk

59 High Street, Stony Stratford, MK11 1AY



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	82	
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

